



ALTERATIONS AND ADDITIONS TO PLANNING COMMITTEE  
10 January 2023

**Green Sheet**

**Item 7 – Application 22/01747/FUL at Tinsley Farm, Blind Lane, West Hanningfield, Chelmsford**

Since the publication of the agenda, the Highways Authority have amended their consultation response to amend inaccuracies. Their updated response is detailed below:

- The change of use replaces the agricultural use for the two agricultural storage buildings. Each building has capacity to store 1000 tonnes of grain. These buildings have now been replaced by new barns on the site which are used for grain storage:
  - o This grain is sent for processing using 29 tonne HGV's (heavy goods vehicles).
  - o This requires up to 4no. 29tonne HGV two way trips per week.
  
- The change of use is retrospective for each building results in the use of smaller vehicles to transport goods:
  - o Building 1, has been occupied by a children's toy company since May 2019. Goods movements from the premises comprise of Royal Mail vans for up to three times a month.
  - o Building 2, has been used predominantly for long term storage of furniture since March 2021. Goods movements from the premises comprise of a 7.5 tonne small lorries up to twice a month.

From a highway and transportation perspective the impact of the proposal is acceptable to the Highway Authority subject to the following conditions:

1. The 7no. vehicle parking spaces shown in the Parking and Vehicle Access Plan, drawing no. 557 JS01 and associated turning area, shall be retained and shall not be used for any purpose other than the parking of vehicles that are related to the use of the development.

Reason: To ensure that on street parking of vehicles in the adjoining streets does not occur in the interests of highway safety and that appropriate parking is provided in accordance with Policy DM8.

2. The 3no. cycle and 2no. powered two wheeler parking, shall be retained as shown in principle in the Parking and Vehicle Access Plan, drawing no. 557 JS01 and shall be provided in accordance with the EPOA Parking Standards. The approved facility shall be secure, convenient, covered and retained at all times.

Reason: To ensure appropriate cycle / powered two wheeler parking is provided in the interest of highway safety and amenity in accordance with Policy DM8.

The above conditions are to ensure that the proposal conforms to the relevant policies contained within the County Highway Authority's Development Management Policies, adopted as County Council Supplementary Guidance in February 2011.

**Item 8 - Application 22/01076/FUL at 2 - 4 Hamlet Road Chelmsford**

The application has been withdrawn by the applicant. No further action will be taken on the application. It has therefore been withdrawn from the Agenda.